



**City of Santa Barbara**  
Airport Department

**DATE:** January 18, 2012  
**TO:** Airport Commission  
**FROM:** Karen Ramsdell, Airport Director  
**SUBJECT:** Lease Agreement – PAC NET, Inc.

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**RECOMMENDATION:**

That Commission approve and authorize the Airport Director to execute month-to-month Lease Agreements with Pac Net, Inc., a California Corporation, at the Santa Barbara Airport, effective January 1, 2012, for:

- A. 5,000 square feet of land at 6105-C Francis Botello Road, for a monthly rental of \$750; and
- B. 144 square feet of Building 258 at 629-H Norman Firestone Road, for a monthly rental of \$179, exclusive of utilities.

**DISCUSSION:**

The yard is located north of Hollister Avenue in an Airport Industrial (AI-1) zone, and the office is located south of Hollister Avenue in an Airport Facilities (AF) zone.

Pac Net, Inc. is a cabling contractor delivering working in the Santa Barbara Area. The Premises will be used for the parking of trucks, and the driver's personal vehicles. No maintenance will take place in the yard. The office will be used for dispatching, file storage, and general office work. The uses conform to existing zoning.

The proposed monthly rental is based on a rate of \$.15 per square foot for the yard and is comparable to other land on the Airport for similar use and in similar condition. The office space rental is based on a rate of \$1.24 per square foot and is comparable to other office/storage combination spaces on the Airport. Both rental rates fall within the ranges established by Airport Commission in 2011 for their respective uses.

In addition, Pac Net, Inc. will pay \$28 per month to cover joint use utilities and janitorial services.

The proposed Lease Agreements have been reviewed and determined to be exempt from environmental review.

**PREPARED BY:** Business & Property Division

**ATTACHMENT:** Map